

**BOARD OF ZONING APPEALS AGENDA
DECEMBER 18, 2007**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, December 18, 2007, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

MATTERS PRESENTED BY BOARD MEMBERS

- 9:00 A.M. MARY A. SALINAS, VC 2007-PR-003 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of accessory structure 6.07 ft. with eave 5.05 ft. from rear lot line and 3.34 ft. with eave 2.14 ft. from side lot line. Located at 6706 Farragut Ave. on approx. 7,200 sq. ft. of land zoned R-4 and HC. Providence District. Tax Map 50-4 ((13)) (3) 35. (Decision deferred from 9/25/07)
- DH
Withdrawn
- 9:00 A.M. CYNTHIA G. CUNNINGHAM, SP 2007-HM-107 Appl. under Sect(s). 8-917 and 8-923 of the Zoning Ordinance to permit modification to the limitations on the keeping of animals and to permit fence greater than 4.0 ft. in height to remain in a front yard. Located at 1544 Coat Ridge Rd. on approx. 9,468 sq. ft. of land zoned R-3 (Cluster). Hunter Mill District. Tax Map 11-3 ((3)) 73.
- DH
Approved
- 9:00 A.M. THOMAS C. GIBSON/ARVA SUZANNE GIBSON, SP 2007-DR-109 Appl. under Sect(s). 8-914 and 8-922 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit deck to remain 38.2 ft. from front lot line and reduction of certain yard requirements to permit construction of addition 41.1 ft. from the front lot line of a corner lot. Located at 1103 Peppertree Dr. on approx. 40,000 sq. ft. of land zoned R-E. Dranesville District. Tax Map 19-2 ((10)) 23.
- SV
Approved
- 9:00 A.M. HARRY F. AND KAREN E. PARKER, SP 2007-BR-110 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition 16.2 ft. from front lot line. Located at 8701 Braeburn Dr. on approx. 12,791 sq. ft. of land zoned R-2 (Cluster). Braddock District. Tax Map 70-1 ((8)) 270.
- SV
Approved
- 9:00 A.M. CHRISTINA WRIGHT DJEMMAL, SP 2007-DR-080 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition 23.1 ft. from the front lot line and 7.67 ft. from the side lot line. Located at 6923 Tyndale St. on approx. 10,660 sq. ft. of land zoned R-3. Dranesville District. Tax Map 30-4 ((32)) 13. (Deferred from 10/2/07 at appl. req.) (Admin. moved from 11/27/07 for notices)
- SV
Approved
- GC
Admin.
Moved to
12/4/08 at
appl. req.
- MARGARET TOTTEN HOPKINS, SP 2007-DR-108 (error in bldg location)

- 9:00 A.M. RIVERSIDE GARDENS RECREATION ASSOCIATION, SPA 71-V-216-02 Appl. under Sect(s). 3-303 of the Zoning Ordinance to amend SP 71-V-216 previously approved for community swimming pool to permit building additions, site modifications, increase in membership and change in development conditions. Located at 8633 Buckboard Dr. on approx. 3.52 ac. of land zoned R-3. Mt. Vernon District. Tax Map 102-3 ((1)) 42A and 43.
GC
Approved
- 9:00 A.M. JERUSALEM BAPTIST CHURCH, SPA 73-S-113 Appl. under Sect(s). 3-C03 of the Zoning Ordinance amend SP 73-S-113 previously approved for church to permit the addition of a child care center, building additions, increase in seats and site modifications. Located at 5424 Ox Rd. on approx. 13.35 ac. of land zoned R-C and WS. Springfield District. Tax Map 68-3 ((1)) 52, 54 and 55A.
GC
Admin.
Moved to
2/26/08 at
appl. req.
- 9:30 A.M. DAVID F. COUNTS AND PAIGE COUNTS, A 2007-PR-003 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that a swimming pool and brick patio, which do not comply with the minimum yard requirements of the R-1 District, and a fence in excess of four feet in height, which is located in the front yard of the property, are all in violation of Zoning Ordinance provisions. Located at 10315 Dunfries Rd. on approx. 1.085 ac. of land zoned R-1. Providence District. Tax Map 37-4 ((28)) 1. (Indefinitely deferred from acceptance) (Reactivated from indefinitely deferred)
JC
Withdrawn
- 9:30 A.M. JOHN HO, A 2007-MV-036 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that an accessory structure (two-story play house) that is located in the front yard of a corner lot is in violation of Zoning Ordinance provisions. Located at 4306 Ferry Landing Rd. on approx. 22,500 sq. ft of land zoned R-2. Mt. Vernon District. Tax Map 110-3 ((3)) (L) 298.
JC
Upheld
- 9:30 A.M. MICHAEL AND CYNTHIA ARONOFF, A 2007-HM-027 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellants have established a storage yard on property in the R-E District in conjunction with a home-based business without an approved Home Occupation permit in violation of Zoning Ordinance provisions. Located at 2218 Nobehar Dr. on approx. 43,585 sq. ft. of land zoned R-E. Hunter Mill District. Tax Map 27-3 ((5)) 12A. (Admin. moved from 10/23/07 at appl. req.)
JC
Withdrawn

JOHN RIBBLE III, CHAIRMAN